

# 31524 MAGNA GULF LOOP SAN ANTONIO FL 33576

<https://candiscarmichael.com>



This property qualifies for a 30-year fixed conventional Loan with \$0 down-payment, NO PMI, NO Income Limitation and \$10,000 Down Payment Assistance for qualified buyers. Experience the best of Florida living in the gated, maintenance-free community of Mirada. This beautifully furnished 2-bedrooms, 2-bathrooms villa showcases an open-concept design ideal for both everyday comfort and entertaining. [...]

- 2 beds
- 2 baths
- Residential
- Villa
- Active
- 1405 sq ft



## Courtesy of

**Listing Office:** FUTURE HOME REALTY INC

**Status:** Active

**Office ID:** MFR260011623

**MLS ID:** MFRTB8439371



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Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8439371>

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## Basics

**Bathrooms Full:** 2

**Category:** Villa

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Area, sq ft:** 1405 sq ft

**Year built:** 2023

**ListOfficeName:** FUTURE HOME REALTY INC

**ListAOR:** mfrmls

**Date added:** Added 4 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 4781 sq ft

**SubdivisionName:** MIRADA ACTIVE ADULT PH 1B

**GarageSpaces:** 1

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## Location Details

**Township:** 25S

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Ceiling Fans(s), Crown Molding, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Split Bedroom, Walk-In Closet(s), Window Treatments

**Flooring:** Carpet, Ceramic Tile

**Parking Features:** Driveway, Guest

**Attached Garage YN:** Yes

**Pets Allowed:** Yes

**Fencing:** Other

**Utilities:** Cable Connected, Electricity Connected, Sewer Connected, Water Connected

**Sewer:** Public Sewer

**Heating:** Electric

**Appliances:** Dishwasher, Disposal, Dryer, Exhaust Fan, Ice Maker, Kitchen Reverse Osmosis System, Microwave, Range, Refrigerator, Washer

**Laundry Features:** Laundry Room

**Garage YN:** Yes

**Garage Spaces:** 1

**Exterior Features:** Lighting, Rain Gutters, Sidewalk

**Roof:** Shingle

**Water Source:** Public

**Cooling:** Central Air

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## Property Details

**Subdivision Name:** MIRADA ACTIVE ADULT PH 1B

**Levels:** One

**Foundation Details:** Slab

**Parcel Number:** 20-25-15-0110-00100-0020

**Direction Faces:** Southwest

**Construction Materials:** Block, Stucco

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## Association Information

**Association YN:** Yes

**Association Fee Frequency:** Monthly

**Association Amenities:** Cable TV, Clubhouse, Fitness Center, Gated, Maintenance, Pickleball Court(s), Pool, Spa/Hot Tub, Tennis Court(s), Trail(s)

**Association Fee:** 304.83

**Association Fee Includes:** Cable TV, Common Area Taxes, Pool, Internet, Maintenance Structure, Maintenance Grounds, Maintenance, Recreational Facilities

**Community Features:** Community Mailbox, Deed Restrictions, Fitness Center, Gated Community - No Guard, Golf Carts OK, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights



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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual Amount:** \$4,454

**Tax Other Annual Assessment Amount:** 995

**Tax Legal Description:** MIRADA ACTIVE ADULT PHASE 1B PB 86 PG 034 BLOCK 1 LOT 2

**Tax Lot:** 2

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## Rooms

Room type	Dimensions	Level	Length	Width
Primary Bedroom	13x14	First	14	13
Great Room	16x12	First	12	16
Kitchen	10x14	First	14	10
Bedroom 2	10x12	First	12	10
Balcony/Porch/Lanai	12x10	First	10	12

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## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** Yes

**PoolPrivateYN:** No

**CommunityFeatures:** Community Mailbox, Deed Restrictions, Fitness Center, Gated Community - No Guard, Golf Carts OK, Pool, Restaurant, Sidewalks, Tennis Court(s), Street Lights

**Utilities:** Cable Connected, Electricity Connected, Sewer Connected, Water Connected

**Amenities:** Dishwasher, Disposal, Dryer, Exhaust Fan, Ice Maker, Kitchen Reverse Osmosis System, Microwave, Range, Refrigerator, Washer

**GarageYN:** Yes

**FireplaceYN:** No

**Cooling:** Central Air

**ExteriorFeatures:** Lighting, Rain Gutters, Sidewalk

**Features:** Ceiling Fans(s), Crown Molding, Kitchen/Family Room Combo, Living Room/Dining Room Combo, Open Floorplan, Split Bedroom, Walk-In Closet(s), Window Treatments

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Block, Stucco

**Parking:** Driveway, Guest

**Heating:** Electric

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Owner

**Other Equipment:** Irrigation Equipment

**Showing Requirements:** Supra Lock Box, Appointment Only, Lock Box Electronic-CBS Code Required, See Remarks, ShowingTime



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